Stockton Services
247 Landing Road
Hampton, NH 03842
603 929-7404

Marie Barresi
31 Fairview Ave
Melrose, MA 02176

Statement 03/04/2022

893A **893B**

Locus: 198 Island Path, 7 Mary Avenue, Hampton

Preliminary boundary and permitting research
(documentation delivered 02/23/22) . . . . . .$ 300.00

Balance due . . . . . $ 300.00

Thank you.

Tocky

Gmail Stockton Services <stockton752@gmail.com>

7 Mary Ave and 198 Island Path

6 messages

Marie Barresi <marie.barresi@gmail.com> Mon, Feb 14, 2022 at 8:21 PM
To: stockton752@gmail.com

Hi Tocky,

It was so nice speaking with you today. My husband left a message for Norm this evening - so hopefully he'll get back to us soon. We would like to move forward with you doing your research on the two properties. We'll be in Hampton on Saturday. Do you need a deposit? I could drop it off. Or should we wait for Norm to get back to us with his availability.

Let me know.

Thanks

Marie Barresi

Stockton Services <stockton752@gmail.com> Mon, Feb 14, 2022 at 9:18 PM
To: Marie Barresi <marie.barresi@gmail.com>

Hi Marie,
Getting ready to shut down for the day, so will be brief.....
Just to recap our conversation, I am asking if you are willing to commit $300-$500 for research and professional guidance about 198 Island Path and 7 Mary Ave. I expect to be talking to Norm tomorrow and will give him a heads up about 7 Mary.
Does this sound ok to you?
Thanks and good night zzzz
Tocky

[Quoted text hidden]

--
Anne W, Bialobrzeski
NHLLS #752
NHDES Septic Designer #348
Stockton Services
603 929-7404

Marie Barresi <marie.barresi@gmail.com> Mon, Feb 14, 2022 at 9:33 PM
To: Stockton Services <stockton752@gmail.com>

Yes - sounds good Tocky

thank you

Marie

[Quoted text hidden]

Stockton Services <stockton752@gmail.com> Tue, Feb 15, 2022 at 7:14 AM
To: Marie Barresi <marie.barresi@gmail.com>

Ok, I'm on it....
Give me a week or two and I'll have some information to share.
Thanks for your trust.
T

[Quoted text hidden]

Stockton Services <stockton752@gmail.com> Mon, Feb 21, 2022 at 1:23 PM
To: Marie Barresi <marie.barresi@gmail.com>

Hi Marie,
I'm plugging along with your research.... waiting to review some files at the Town and today is a holiday....
Also (after Norm told me that he sent you to Millenium already) I have talked with Henry Boyd to be sure we don't duplicate any of the same work. We agreed that I would send him whatever information I collected before he prepares a proposal for your boundary surveys and permitting,
hopefully to save him some time and you some money.
I'll be in touch.
Thanks,
Tocky

[Quoted text hidden]

Stockton Services <stockton752@gmail.com> Wed, Feb 23, 2022 at 3:57 PM
To: Marie Barresi <marie.barresi@gmail.com>

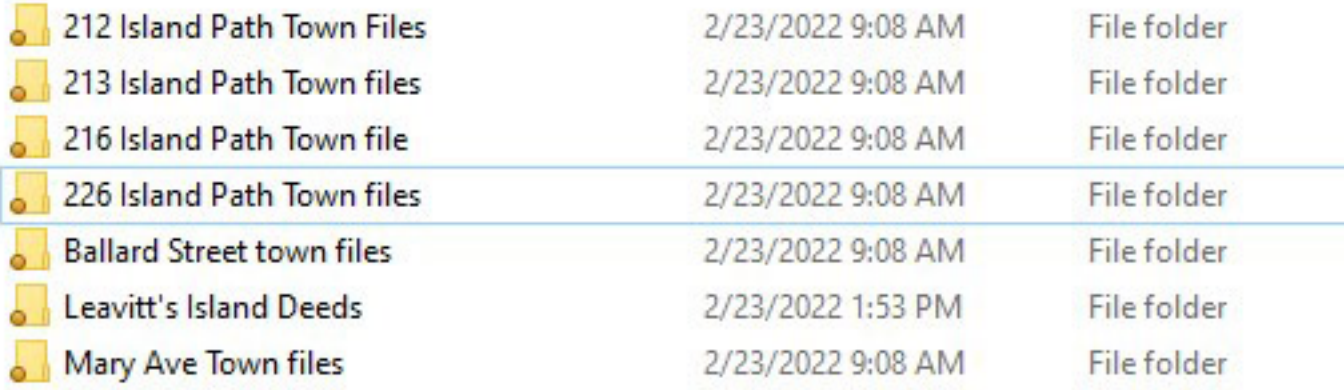
Hi Marie,
I got way more information than I was expecting, had to distill it to generate the two files I am attaching.
I concentrated more on Mary Ave since it is more of a challenge.
Have a look, take your time digesting it, and call to discuss when you are ready.
Tocky
[Quoted text hidden]
--
"Failing to be part of the solution makes us part of the problem."
[Quoted text hidden]

---

2 attachments

893- to client 198 Island Path.pdf
535K

893 to client Mary Ave.pdf
6579K


212 Island Path Town Files 2/23/2022 9:08 AM File folder
213 Island Path Town files 2/23/2022 9:08 AM File folder
216 Island Path Town file 2/23/2022 9:08 AM File folder
226 Island Path Town files 2/23/2022 9:08 AM File folder
Ballard Street town files 2/23/2022 9:08 AM File folder
Leavitt's Island Deeds 2/23/2022 1:53 PM File folder
Mary Ave Town files 2/23/2022 9:08 AM File folder

too large to include but all were obtained digitally from Conservation Coordinator so are available from the Town upon request

aerial photography is from 2010

Hampton, NH

February 15, 2022

1 inch = 100 Feet

0 100 200 300

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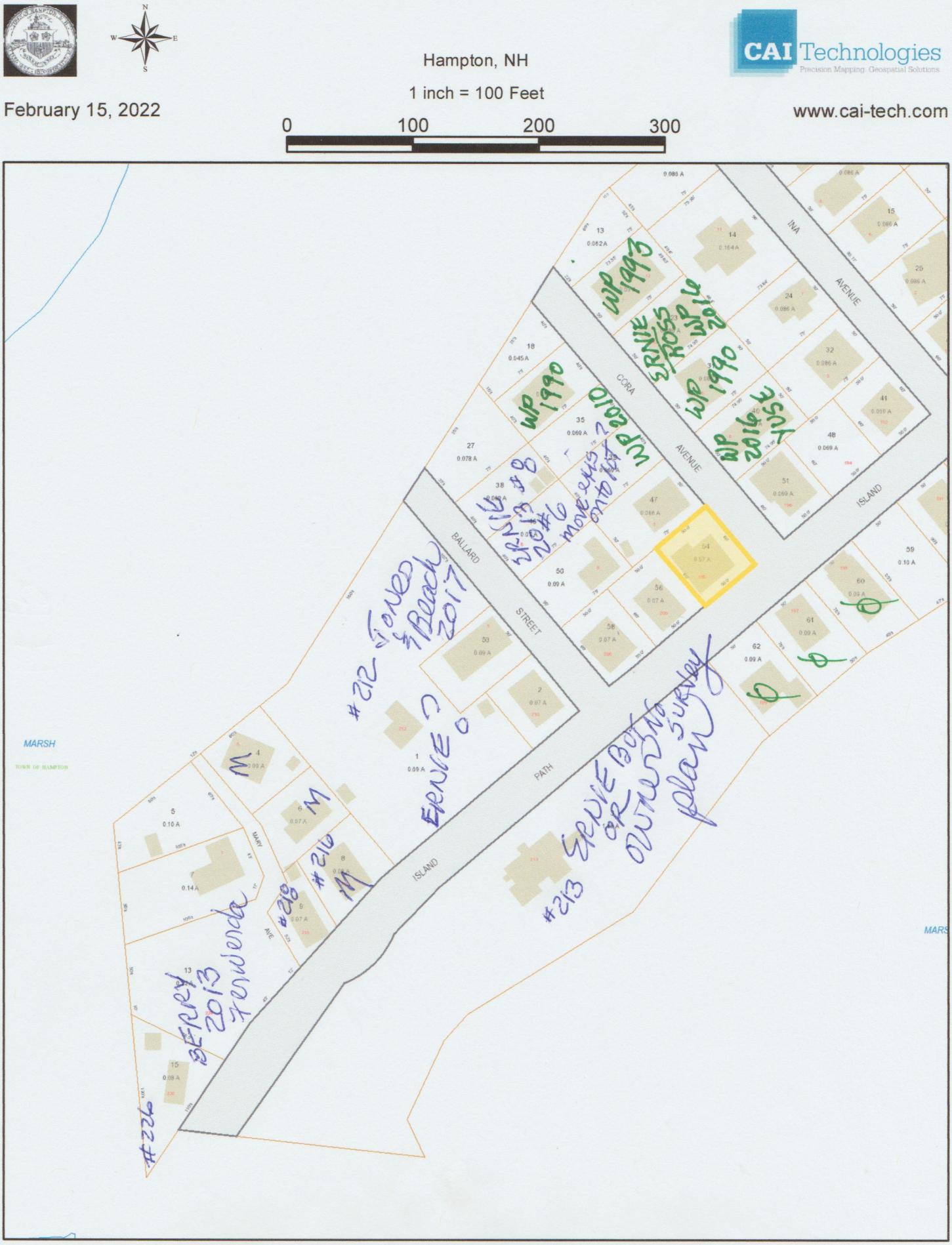

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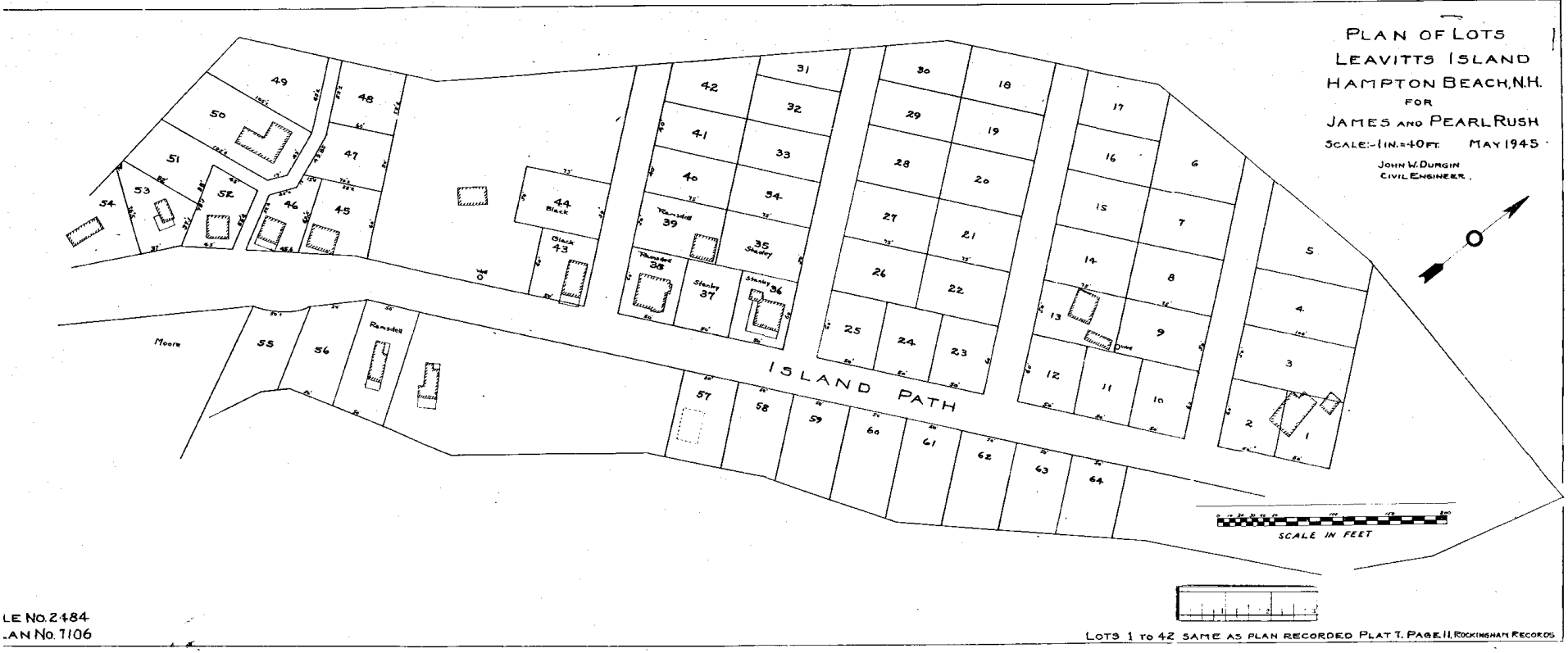

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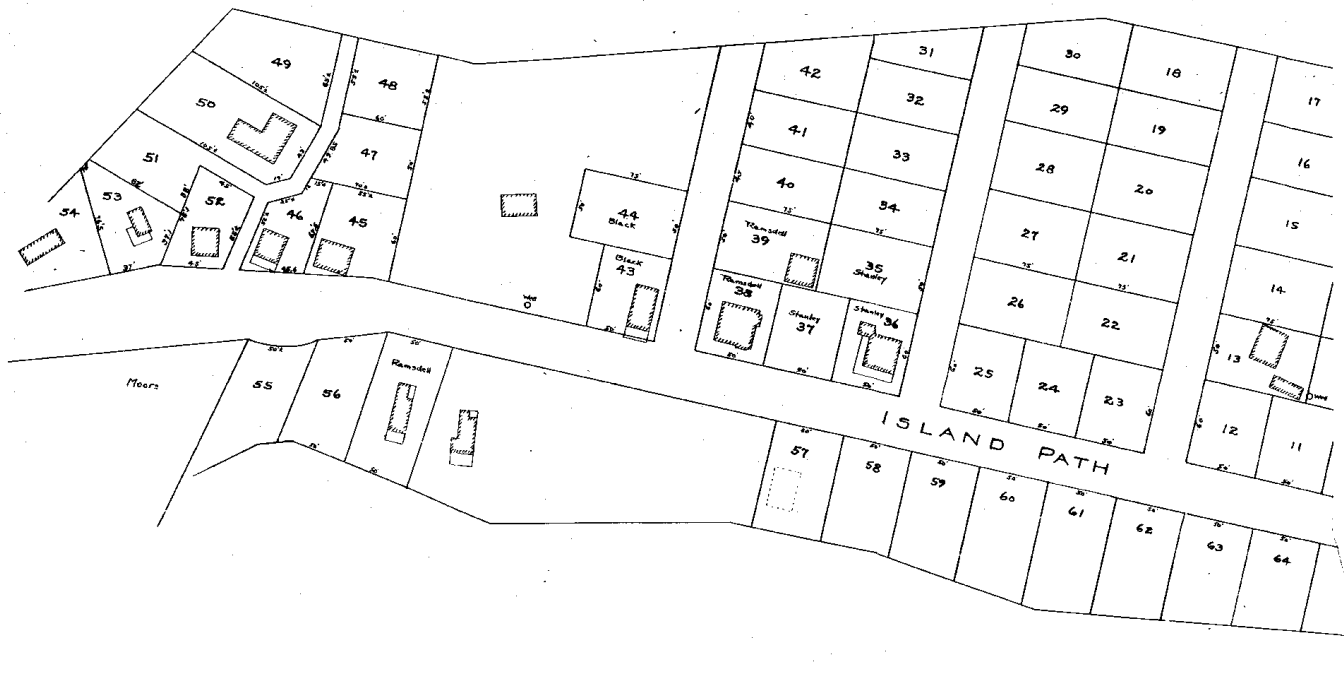
AN No. 7106

Printed from Internet for on 5/11/2011

2 OF 2 02212



Hampton, New Hampshire,
October 4th, 1954.

Mr. James Rush,
Hampton Beach,
New Hampshire.

Dear Sir:

This is to advise you that the Planning Board at their meeting on October 1, 1954 discussed your plan presented for approval.

Inasmuch as your lots at what is known as the westerly end of Island Park were laid out in 1945, it will not be necessary for you to have the plan approved by the Planning Board. It is our understanding that you now desire to record your plan which is in its final form and no change has been made in the layout since May, 1945.

Yours very truly,

Clerk, Planning Board,
Hampton, New Hampshire.

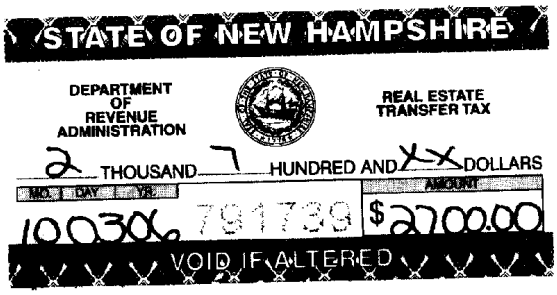
CAT/ME

SCALE IN FEET

FILE No. 2484
PLAN No. 1106

LOTS 1 TO 12 SAME AS PLAN RECORDED PLAT T, PAGE 11, ROCKINGHAM RECORDS

061527



2006 OCT -3 AM 8:26

ROCKINGHAM COUNTY
REGISTRY OF DEEDS

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **HELEN E. McCUE**, a single person, of 21 Bromfield Road, Somerville, Massachusetts 02144

for consideration paid, grants to **PETER BARRESI and MARIE L. BARREI**, husband and wife, both of 31 Fairview Avenue, Melrose, Massachusetts 02176, as joint tenants with rights of survivorship,

with **WARRANTY COVENANTS**, the following described premises:

A certain tract of land, with the buildings thereon, situate in Hampton, in the County of Rockingham, and State of New Hampshire, at the "Willows", so-called, in that portion known as Hampton Beach, and bounded and described as follows:

Beginning at a point at the intersection of Cora Street, formerly C Street, and Island Street, formerly the Boulevard, which said point is on Cora Street at the Southeasterly corner of Lot 35 on plan hereinafter referred to, which said point is distant Northwesterly measured by said Cora Street sixty (60) feet from the point of intersection of said Cora Street with Island Street, formerly known as the boulevard; thence Southeasterly by said Cora Street sixty (60) feet to said Boulevard; thence turning and running Southwesterly by said Island Street fifty (50) feet to the Southeasterly corner of Lot 37 on said plan; thence turning and running Northwesterly by said Lot 37, sixty (60) feet to the Southerly side line of said Lot 35; thence turning and running Northeasterly by said Lot 35, fifty (50) feet to said Cora Street and point of beginning.

Meaning and intending to convey, and hereby conveying, Lot 36 on Plan of House Lots for Trask and While, by William E. Grover, C.E., dated July 1915, and recorded with Rockingham County Registry of Deeds, Plan 7, Page 11.

Conveying also a right-of-way over said Cora Street and Island Path, so-called, to the river.

Being the same premises conveyed to Arthur B. McCue and Helen E. McCue by deed of Elizabeth A. Donovan dated July 3, 1963, as recorded in Rockingham County Registry of Deeds at Book 1678, Page 259. Arthur B. McCue died May 13, 2004. See Death Certificate recorded at Book 4492, Page 2608.

I, Helen E. McCue, said Grantor, release to said Grantee all rights of homestead and any other interests therein.

1678-259
same description
1425-087
same description
corrects 1277-249
E&H elec easemnt

EXECUTED this 30th day of September, 2006.

HELEN E. MCCUE

Witness

BY: Gerald McCue, under POA
RECORDED HEREWITH

portion
1254-460

STATE OF NEW HAMPSHIRE
COUNTY OF ROCKINGHAM, ss

ref:
677-448
703-224
765-210

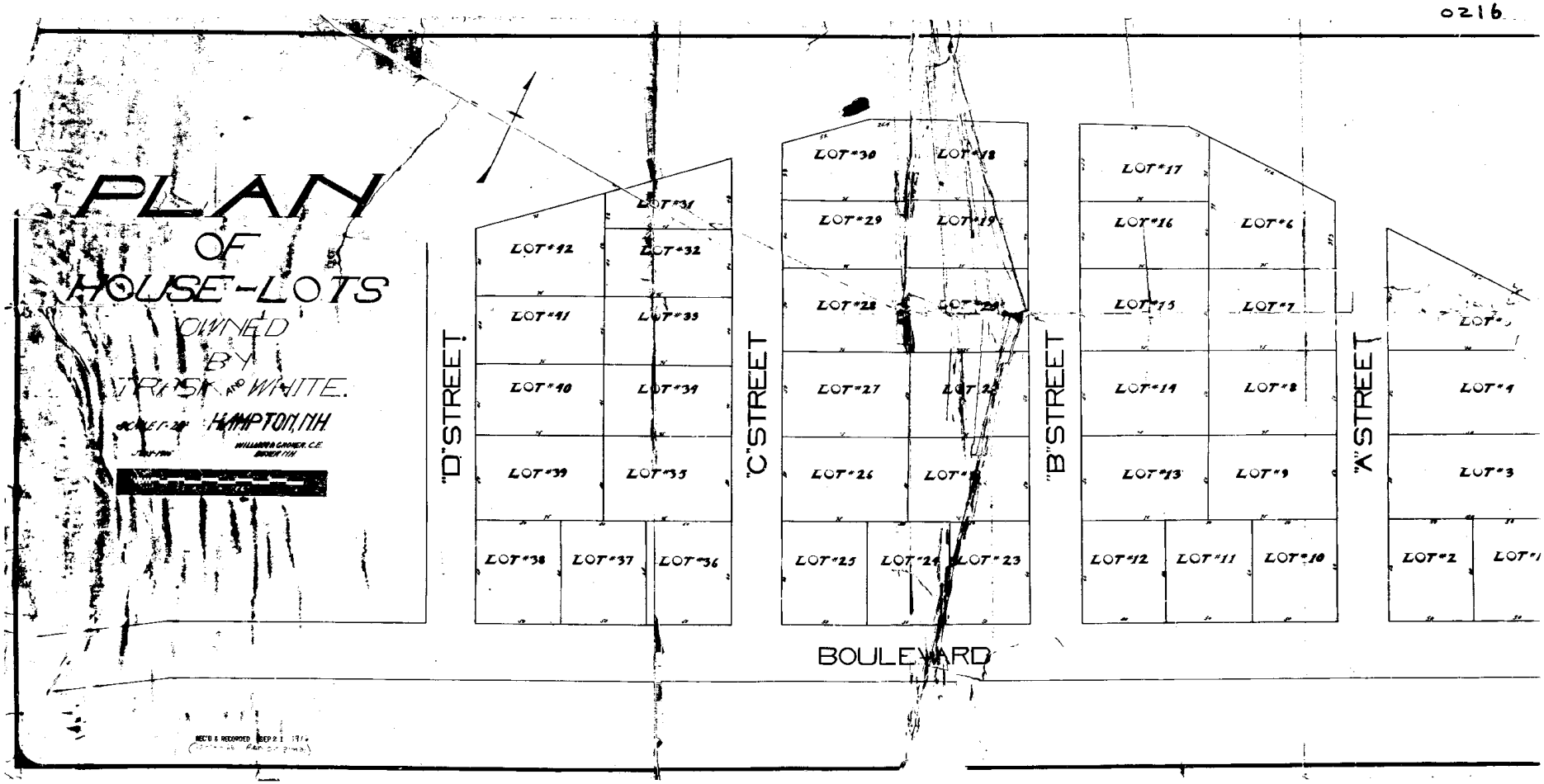
The foregoing instrument was acknowledged before me this 30th day of September, 2006, by Gerald McCue.

Notary Public/~~Justice of the Peace~~
Printed Name: _____
My Commission expires: _____

CHARLES F. TUCKER
MY COMMISSION EXPIRES APR. 7, 2009
NOTARY PUBLIC
NEW HAMPSHIRE

S:\MA-MC\McCue, Helen E\DeedWarranty.rtf

S:\MA-MC\McCue, Helen E\DeedWarranty.rtf


PLAN
OF
HOUSE-LOTS
OWNED
BY
IRISH and WHITE.
HAMPTON, N.H.
WILLIAM B. CROMER, C.E.
"D" STREET
"C" STREET
"B" STREET
"A" STREET
BOULEVARD
LOT #31
LOT #32
LOT #33
LOT #34
LOT #35
LOT #36
LOT #37
LOT #38
LOT #39
LOT #40
LOT #41
LOT #42
LOT #18
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LOT #13
LOT #14
LOT #15
LOT #16
LOT #17
LOT #1
LOT #2
LOT #3
LOT #4

198 ISLAND PATH

Location	198 ISLAND PATH	**Mblu**	280/ 54/ / /
Acct#		**Owner**	BARRESI, PETER & MARIE L
Municipality		**Assessment**	$188,500
Appraisal	$188,500	**PID**	7126
Building Count	1	**Assessing District**	

Current Value

Appraisal			
Valuation Year	**Improvements**	**Land**	**Total**
2021	$52,600	$135,900	$188,500
Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2021	$52,600	$135,900	$188,500

Owner of Record

Owner	BARRESI, PETER & MARIE L	**Sale Price**	$180,000
Co-Owner		**Certificate**	
Address	31 FAIRVIEW AVE MELROSE, MA 02176	**Book & Page**	4715/1961
		Sale Date	01/03/2006
		Instrument	38

Ownership History

Ownership History					
Owner	**Sale Price**	**Certificate**	**Book & Page**	**Instrument**	**Sale Date**
BARRESI, PETER & MARIE L	$180,000		4715/1961	38	01/03/2006
MCCUE, ARTHUR B & HELEN E	$0		1678/0259		07/09/1963
DONOVAN, JOHN F/ELIZABETH A	$0		1425/0087		03/08/1957

Building Information

Building 1 : Section 1

Year Built: 1932

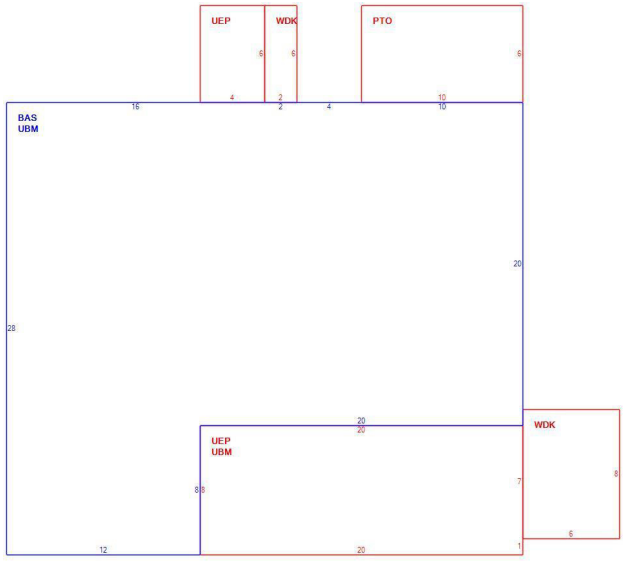
Building Photo

Living Area:	736
Replacement Cost:	$95,678
Building Percent Good:	55
Replacement Cost Less Depreciation:	$52,600

Building Attributes	
Field	**Description**
Style:	Camp
Model	Residential
Grade:	Average
Stories:	1 Story
Occupancy	1
Exterior Wall 1	Wood Shingle
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F Gls/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	Plywood Panel
Interior Flr 1	Carpet
Interior Flr 2	Inlaid Sht Gds
Heat Fuel	Coal or Wood
Heat Type:	None
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	1
Total Half Baths:	0
Total Xtra Fixtrs:	
Total Rooms:	0
Bath Style:	Modern
Kitchen Style:	Out-Dated
Num Kitchens	01
Cndtn	
MHP	
Fireplaces	
Fndtn Cndtn	
Basement	

(http://images.vgsi.com/photos2/HamptonNHPhotos//\00\01\19\79.jpg)

Building Layout



(ParcelSketch.ashx?pid=7126&bid=7213)

Building Sub-Areas (sq ft)			Legend
Code	**Description**	**Gross Area**	**Living Area**
BAS	First Floor	736	736
PTO	Patio	60	0
UBM	Basement, Unfinished	896	0
UEP	Porch, Enclosed, Unfinished	184	0
WDK	Deck, Wood	60	0
		1,936	736

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code	1010
Description	SINGLE FAMILY
Zone	RCS
Neighborhood	50
Alt Land Appr	No
Category	

Land Line Valuation

Size (Acres)	0.07
Frontage	50
Depth	60
Assessed Value	$135,900
Appraised Value	$135,900

Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

Valuation History

Appraisal			
Valuation Year	**Improvements**	**Land**	**Total**
2021	$52,600	$135,900	$188,500
2020	$52,600	$135,900	$188,500
2019	$52,600	$135,900	$188,500

Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2021	$52,600	$135,900	$188,500
2020	$52,600	$135,900	$188,500
2019	$52,600	$135,900	$188,500

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Hampton, NH

1 inch = 50 Feet

0 50 100 150

February 15, 2022

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STREET	LOCATION	LENGTH	DEEDS	ACCEPTED BY TOWN MEETING	ACCEPTED BY SELECTMEN or PLAN.B'D	T.C.RECORDS
Holman ~~Drive~~ LN	From Mill Road west to dead end	50/700 ✓			Plan.B'd	
Homestead Circle	From Mill Road west	40/1513 ✓	1530/106 11/30/59	3/12/57 (23) App. B of S	5/22/59	341B
Huckleberry Lane	From Ocean Boulevard west, SE to No. Shore Rd.	50/2393 ✓			8/3/62	
	Huckleberry Lane Ext. - Private Way	50/1041 ✓				
Hurd Road	From Carlson Road east to dead end	40/346 ✓	1452/50 11/18/57		11/1/57	338B
Hunter Drive	From Woodland Road easterly to a cul de sac				11/16/87-Sel. Plan.B'd	
Hutchinson Drive	From Oak Road easterly in semi-circle	40/969				
Huntington Place	From Exeter Road north to a cul de sac				1/4/88-BofS	
I Street	From Ocean Boulevard west to Ashworth Avenue	40/477				
Ina Avenue	From Island Path southeast to dead end (Private)	30/300				
MERRILL Industrial Drive	From Towle Farm Road - Correct name is Merrill Industrial Drive					
Island Path	From Ashworth Avenue west to dead end	30/4490 ✓	12/12/55 1379/282	3/11/30 (11)		336B